Adur District Council

Planning, Regeneration and Wellbeing

Mr Ivan Salter
A.J.Salter & Son
50 Windsor Road
Worthing
West Sussex
BN11 2LY

PLANNING PERMISSION

TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE) (ENGLAND) ORDER 2010

APPLICATION NUMBER: AWDM/1504/13

Details of Development
CONSERVATORY TO REAR

Location of Development
13 FETHERSTON ROAD LANCING WEST SUSSEX BN15 9RH

In pursuance of their powers under the above-mentioned Act and Order the Council hereby notify you that they PERMIT the above development, in accordance with the application and relevant correspondence registered on 29th November 2013.

This is for reasons stated on the schedule overleaf and subject to compliance with the conditions specified thereon.

James Appleton
Executive Head of Planning, Regeneration and Wellbeing
17/01/2014

ADUR DISTRICT COUNCIL
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Ref: AWDM/1504/13

SCHEDULE

Reasons for Granting Permission

01. The proposed development would not detract from the local environment and can take place without resulting in unacceptable detriment to the amenities of neighbouring properties. It would consequently not conflict with the saved policies of the Adur District Local Plan (AG1, AH7).

Conditions

01. The development hereby permitted shall be begun before the expiration of 3 years from the date of this permission.

    Reason: *To comply with Section 91 of the Town and Country Planning Act 1990.*

02. The development hereby permitted shall be carried out in accordance with the following approved plans:-

    Drawing No: 6713:1 Title: Proposed Plans and Elevations Date valid: 29 Nov 2013
    Drawing No: 6713:2 Title: Site and Block Plans Date valid: 29 Nov 2013

    Reason: *For the avoidance of doubt and in the interests of proper planning.*

03. The walls of the conservatory hereby permitted shall be completed to match the materials and external finishes of the existing building unless otherwise approved in writing by the Local Planning Authority.

    Reason: *In the interests of visual amenity and to comply with saved policy AH7 of the Adur District Local Plan.*

Informatives / Notes to Applicant

01. The Local Planning Authority has acted positively and proactively in determining this application by assessing the proposal against all material considerations, including planning policies and any representations that may have been received and subsequently determining to grant planning permission in accordance with the presumption in favour of sustainable development, as set out within the National Planning Policy Framework.